

**ORIGINAL BOUNDARY SURVEY
FOR: RACHEL PEYTON**

Surveyor's Report - 230303

In accordance with Title 865, Article 1, Chapter 12, Sections 1 through 30 of the Indiana Administrative Code, the following observations and professional opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of uncertainties of reference monuments; occupation or possession lines; clarity or ambiguity of the record descriptions; and as introduced by random errors in measurement ("Relative Positional Accuracy").

There may be differences of deed dimensions versus measured dimensions along the boundary lines shown hereon and, likewise, there may be found monuments near, but not precisely at, some boundary corners. In cases where the magnitude of these differences are less than the Relative Positional Accuracy stated below and less than the uncertainty identified for the reference monumentation, the differences may be considered insignificant and are shown only for purposes of mathematical closure. Such differences that are greater than the Relative Positional Accuracy and the uncertainty in reference monumentation should be considered worthy of notice and are therefore further discussed below.

The relative positional accuracy (due to random errors of measurement) of this survey is within the specifications for a Suburban Survey (+0.13 feet) plus 100ppm as defined in IAC 865 1-12-7.

Unless noted otherwise, all bearings, distances, areas, and coordinates shown hereon are based upon the Indiana Geospatial Coordinate System's (InGCS) "Vermillion" zone per NAD 83(2011) epoch 2010.00 and are reported in U.S. Survey Feet and decimal parts thereof.

The purpose of this survey was for the creation of an original boundary interior to the land described in a deed to Wilson Family Revocable Trust as recorded in Instrument Number 200400438 in the Office of the Recorder of Vermillion County, Indiana.

**Availability and condition of reference monuments:
Section 4-18N-9W**

No monuments were found marking the Center, West Quarter, or East Quarter Corners of the Section. Observations were taken along the physical centerline of County Road 1000N for a 1,000-foot portion of said road that runs generally east-west from the center of the Section. An ancient wire fence was found East of the Subject Tract, and observed for a length of over 400 feet. The above observations were used to generate a best-fit line, which is shown as the South line of the Northeast Quarter of the Section. In the opinion of the undersigned, there is up to six feet of uncertainty associated with this line, contributing up to 6 feet of uncertainty along the South line of the Subject Tract.

Occupation or possession lines:

None in addition to those discussed (fence and centerline) above.

Clarity or ambiguity of the record description used and of adjoiner's descriptions and the relationship of the lines of the subject tract with the adjoiner's lines:

No uncertainty was found

Notes:

1. The centerlines and fence lines as depicted on this plat are shown graphically as straight lines. These lines may actually meander between these end points and may have the potential to create areas of confusion by gap or overlap.
2. Ownership information indicated hereon is as identified in county records.
3. This document was prepared by the undersigned. I, the undersigned, affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.
4. The Subject Tract is intended to be transferred along with rights of ingress and egress within the are shown hereon as "Proposed Easement Area". Should said tract be transferred without such rights, the tract may be landlocked, with no access to public thoroughfare.

Certificate of Survey

To the best of my knowledge and belief the within plat represents a survey made under my supervision in accordance with Title 865, Article 1, Chapter 12 of the Indiana Administrative Code. The Field work was completed on July 10, 2023.

Easton T. French
Easton T. French, PS #21900007
July 10, 2023



LAND DESCRIPTION - SUBJECT TRACT - PER THIS SURVEY

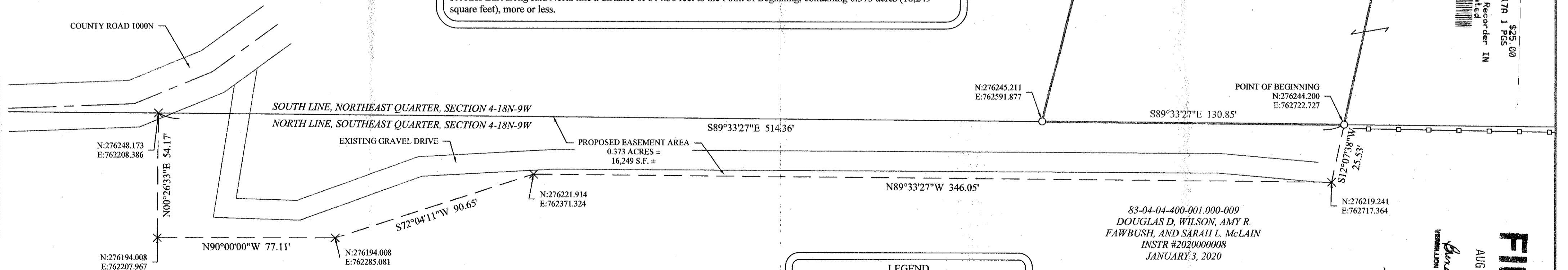
Part of the Northeast Quarter of Section 4, Township 18 North, Range 9 West of the Second Principal Meridian in Vermillion County, Indiana, being the Subject Tract of a boundary survey certified on July 10, 2023 by Easton T. French, PS #LS21900007 as Deckard Surveying project number 230303 (all references to monuments and courses herein are as shown on the plat of said survey) described as follows:

Beginning at a 5/8" x 24" rebar with a yellow plastic cap stamped "Deckard Firm #0044A" (hereinafter referred to as "Deckard Rebar") on the South line of said Quarter (reference coordinate 276244.200 North and 762722.727 East); thence North 12 degrees 07 minutes 38 seconds East (all coordinates and bearing herein are based on InGCS "Vermillion" zone, NAD83 2011 Epoch 2010.00) a distance of 202.19 feet (all distances in this description are horizontal ground distances) to a Deckard Rebar (reference coordinate 276441.882 North and 762765.205 East); thence North 73 degrees 49 minutes 54 seconds West a distance of 121.26 feet to a Deckard Rebar (reference coordinate 276475.648 North and 762648.741 East); thence South 13 degrees 51 minutes 42 seconds West a distance of 237.35 feet to a Deckard Rebar on the South line of said Quarter (reference coordinate 276245.211 North and 762591.877 East); thence South 89 degrees 33 minutes 27 seconds East along said South line a distance of 130.85 feet to the Point of Beginning, containing 0.627 acres (27,334 square feet), more or less.

LAND DESCRIPTION - PROPOSED EASEMENT AREA - PER THIS SURVEY

Part of the Southeast Quarter of Section 4, Township 18 North, Range 9 West of the Second Principal Meridian in Vermillion County, Indiana, being the Proposed Easement Area of a boundary survey certified on July 10, 2023 by Easton T. French, PS #LS21900007 as Deckard Surveying project number 230303 (all references to monuments and courses herein are as shown on the plat of said survey) described as follows:

Beginning at a 5/8" x 24" rebar with a yellow plastic cap stamped "Deckard Firm #0044A" (hereinafter referred to as "Deckard Rebar") on the North line of said Quarter (reference coordinate 276244.200 North and 762722.727 East) (all coordinates and bearing herein are based on InGCS "Vermillion" zone, NAD83 2011 Epoch 2010.00); thence South 12 degrees 07 minutes 38 seconds West a distance of 25.53 feet (all distances in this description are horizontal ground distances) (reference coordinate 276219.241 North and 762717.364 East); thence North 89 degrees 33 minutes 27 seconds West a distance of 346.05 feet (reference coordinate 276221.914 North and 762371.324 East); thence South 72 degrees 04 minutes 11 seconds West a distance of 90.65 feet (reference coordinate 276194.008 North and 762285.081 East); thence North 90 degrees 00 minutes 00 seconds West a distance of 77.11 feet (reference coordinate 276194.008 North and 762207.967 East); thence North 00 degrees 26 minutes 33 seconds East a distance of 54.17 feet to a point on the North line of said Quarter (reference coordinate 276248.173 North and 762208.386 East); thence South 89 degrees 33 minutes 27 seconds East along said North line a distance of 514.36 feet to the Point of Beginning, containing 0.373 acres (16,249 square feet), more or less.

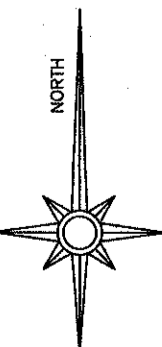
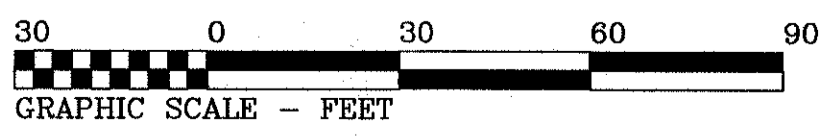


2023001354 SURV \$25.00
08/02/2023 10:15:17R 1 PGS
Jenni Per Peoples
Vermillion County Recorder IN
Recorded as Presented

FILED
AUG 09 2023
Vermillion County Auditor

LEGEND

- = REBAR SET (5/8"X24") WITH YELLOW CAP STAMPED DECKARD FIRM #0044A)
- × = SURVEY POINT, NO MONUMENT
- = FENCE LINE FOUND
- — — = CENTERLINE
- - - - - = PROPOSED EASEMENT AREA



REVISION	DATE	PROJECT NO.: 230303
		DATED: 07/10/2023
		SCALE 1" = 30'
		DRAWN BY: ETF
		CHECKED BY: KBR

RACHEL PEYTON
ORIGINAL BOUNDARY SURVEY
SECTION 4-18N-9W
VERMILLION COUNTY, INDIANA



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